

002.0

Map

0003

Block

0023.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 885,900 /

USE VALUE: 885,900 /

ASSESSed: 885,900 /

Total Card /

Total Parcel

885,900

885,900

885,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
97	-97A	FAIRMONT ST, ARLINGTON

OWNERSHIP

Owner 1:	LIN BINGQING & MEIXING				
Owner 2:					
Owner 3:					
Street 1:	97 FAIRMONT ST				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02474	Type:			

PREVIOUS OWNER

Owner 1:	LIN BINGQING -		
Owner 2:	-		
Street 1:	97 FAIRMONT STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 3,764 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1920, having primarily Vinyl Exterior and 1924 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		3764		Sq. Ft.	Site		0	80.	1.42	1									426,335						426,300	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	3764.000	459,100	500	426,300	885,900
Total Card	0.086	459,100	500	426,300	885,900
Total Parcel	0.086	459,100	500	426,300	885,900
Source:	Market Adj Cost	Total Value per SQ unit /Card:	460.45	/Parcel:	460.4

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	459,100	500	3,764.	426,300	885,900	885,900	Year End Roll	12/18/2019
2019	104	FV	344,500	500	3,764.	453,000	798,000	798,000	Year End Roll	1/3/2019
2018	104	FV	344,500	500	3,764.	330,400	675,400	675,400	Year End Roll	12/20/2017
2017	104	FV	323,500	500	3,764.	287,800	611,800	611,800	Year End Roll	1/3/2017
2016	104	FV	323,500	500	3,764.	245,100	569,100	569,100	Year End	1/4/2016
2015	104	FV	289,000	500	3,764.	239,800	529,300	529,300	Year End Roll	12/11/2014
2014	104	FV	289,000	500	3,764.	197,200	486,700	486,700	Year End Roll	12/16/2013
2013	104	FV	300,500	500	3,764.	187,600	488,600	488,600		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LIN BINGQING,	72330-466	1	3/14/2019	Convenience		1	No	No	
HATHAWAY VIRGIN	62395-215		8/5/2013		591,000	No	No		
ZELINSKI WALTER	30096-335		4/27/1999	Family	307,500	No	No		
	8427-340		1/1/1901			No	No	N	

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/27/2016	2016-95	Insulate	1,862					
1/27/2016	95	Manual	1,862					
9/5/2013	1337	Re-Roof	14,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
8/4/2017	MEAS&NOTICE	HS	Hanne S
5/6/2014	External Ins	PC	PHIL C
1/16/2014	Info Fm Prmt	EMK	Ellen K
4/6/2009	Entry Denied	345	PATRIOT
6/13/2000	MLS		
9/24/1999	Mailer Sent		
9/24/1999	Measured	163	PATRIOT
10/1/1981		CM	

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

DISCLAIMER

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

aprob

2021

***AssessPro* Patriot Properties, Inc**